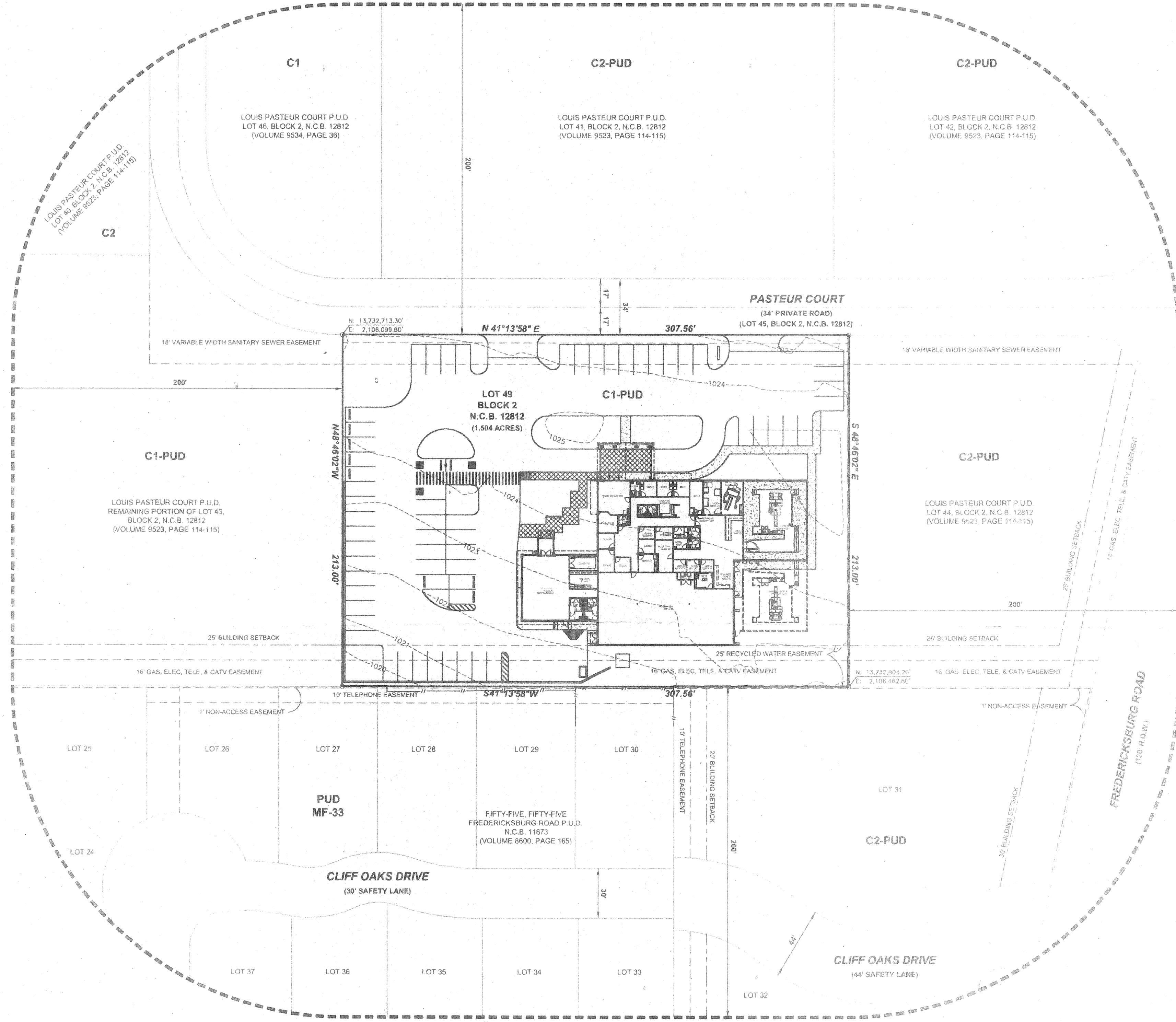
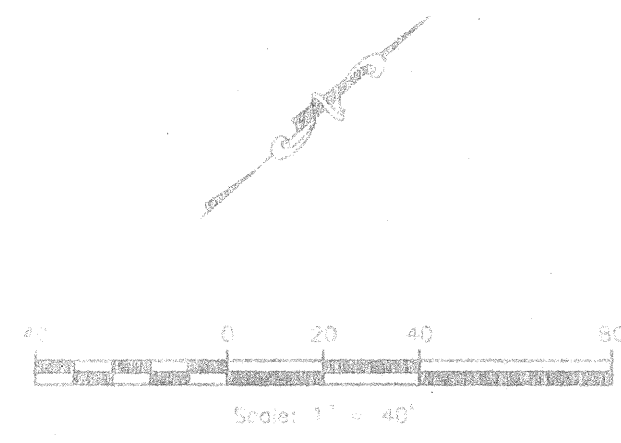


- NOTES
1. OWNER MUST COMPLY WITH SIDEWALK STANDARDS OF THE UNIFIED DEVELOPMENT CODE SECTION 35-506(a).
 2. BASIS OF BEARINGS ARE FROM THE TEXAS STATE PLANE COORDINATE SYSTEM.



LOUIS PASTEUR COURT
PLANNED UNIT DEVELOPMENT:

BEING THE NORTH 30.75' PORTION OF LOT 43, BLOCK 2, N.C.B. 12812, LOUIS PASTEUR COURT P.U.D., AS RECORDED IN VOLUME 8523, PAGE 114-115, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.

**APPROVED
PLANNED UNIT DEVELOPMENT**
Planning Commission
City of San Antonio

Chairman: *[Signature]*
Secretary: *[Signature]* 2/6/05

DEVELOPER:
UROLOGY SAN ANTONIO
1909 FREDERICKSBURG RD., SUITE 110
SAN ANTONIO, TEXAS 78229
PHONE: (210) 731-2050

NEW:
P.U.D. #05-000
FORMERLY:
P.U.D. #14-000

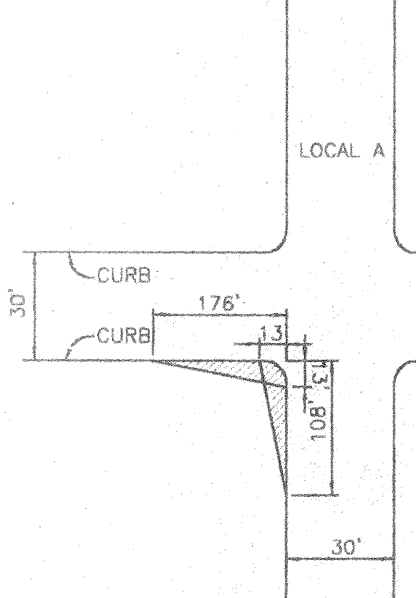
DENSITY AND OPEN SPACE RATIOS			
AREA	SQ. FT.	ACREAGE	PERCENTAGE
TOTAL GROSS AREA	65,515	1.504	N/A
BUILDING COVERAGE AREA	14,371	0.330	21.94
OTHER (STREET)	33,496	0.769	51.13
OPEN SPACE	17,644	0.405	26.93

ZONING: C1-PUD
MINIMUM OPEN SPACE (COMMERCIAL): 20.0

NOTE:
1. WATER AND SANITARY SEWER SERVICE TO BE PROVIDED BY SAN ANTONIO WATER SYSTEMS.
2. GAS & CABLE PROVIDED BY CITY PUBLIC SERVICE.

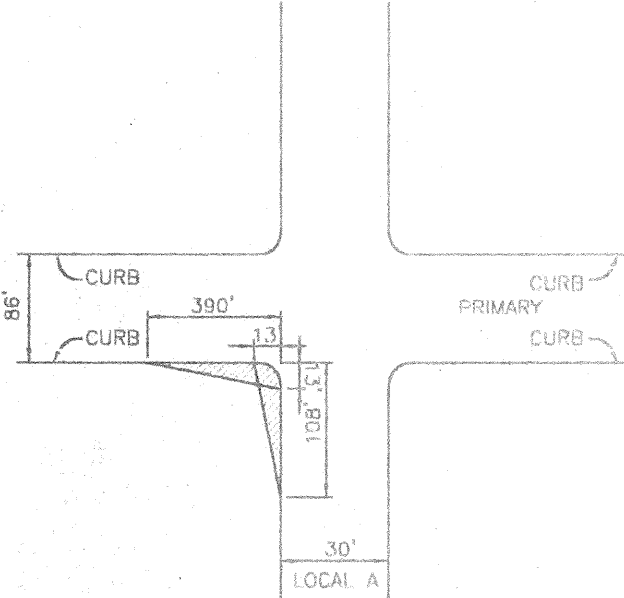
ALL CORNER LOTS WILL COMPLY WITH THE CLEAR VISION AREA REQUIREMENTS OF SECTION 35-33.39 OF THE UNIFIED DEVELOPMENT CODE.

CURB LENGTHS: EXHIBIT C, LEFT-EQUATION A
RIGHT-EQUATION D
 $L = 13(ISO) / ((13 + (W/2) * K_A) - 4) = 108$ FT.
 $R = 0.65(ISO) - (W/2 + K_A) = 178$ FT.
 $ISO = 300$ FT., $W = 30$ FT., $K_A = 7$, $K_D = 2$



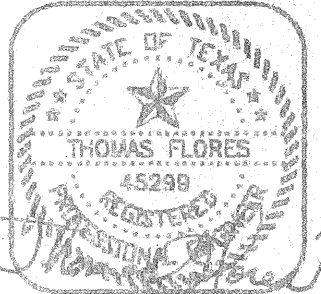
ALL CORNER LOTS WILL COMPLY WITH THE CLEAR VISION AREA REQUIREMENTS OF SECTION 35-33.39 OF THE UNIFIED DEVELOPMENT CODE.

CURB LENGTHS: EXHIBIT C, LEFT-EQUATION A
RIGHT-EQUATION D
 $L = 13(ISO) / ((13 + (W/2) * K_A) - 4) = 108$ FT.
 $R = 0.65(ISO) - (W/2 + K_A) = 390$ FT.
 $ISO = 300$ FT., $W = 30$ FT., $K_A = 7$, $K_D = 2$
 $ISO(2) = 625$ FT.

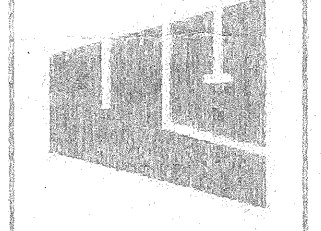


CLEAR VISION AREA

REVISIONS
REVISED JANUARY 10, 2005



Flores & Company Inc.
Consulting Engineers
12915 Jones Maltsberger, Suite 401
San Antonio, Texas 78247
Phone: 210-490-9803 Fax: 210-490-0820
E-mail: Floresco@juno.com



LOUIS PASTEUR COURT P.U.D.
PASTEUR COURT & FREDERICKSBURG ROAD
P.U.D. PLAN
SAN ANTONIO, TEXAS

JOB NO.
834-00
DATE
DEC 2004
SHEET
07

05-008



A memo from the
CITY of SAN ANTONIO
Development Services
Master Development

TO: Art Flores

DATE: January 26, 2005

Address: Flores & Company Inc.
12915 Jones Maltsberger, Ste. 401
San Antonio, Texas 78247

FROM: Michael O. Herrera, Special Projects Coordinator

COPIES TO: File

SUBJECT: # 05-008 PUD

Name: Louis Pasteur Court

The plat or plan referenced above was heard by the ☒ Planning Commission

☐ Director of Development
Services, COSA

on the date shown.

The following action was taken:

☒ APPROVED
☐ DISAPPROVED

A plat will not be recorded pending site improvements, the required guarantee is posted or payment of impact fees are paid (or filed).

If you have any questions regarding please call Mr. Michael O. Herrera @ 207-7038